

TRANSFER  
TAX  
PAID

63-23

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS, THAT I, CHRISTOPHER R. BEACH,** of Waterville, County of Kennebec and State of Maine,  
013014

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by **SCOTT W. TURCOTTE**, both of Winslow, County of Kennebec, and State of Maine, whose address is RR #5, Box 6950, Patterson Avenue, Winslow, Maine 04901

the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain, sell and convey, **WITH WARRANTY COVENANTS**, unto the said **SCOTT W. TURCOTTE**, his heirs and assigns forever,

A certain lot or parcel of land, together with the buildings thereon, situated on the westerly side of Central Avenue, Waterville, Kennebec County, Maine and being further bounded and described as follows:

Beginning at an iron pin set on the northwesterly line of Central Avenue at the most southerly corner of land now or formerly of A. Raymond Rogers, Jr. and Joan Smith Rogers, said iron pin is also set at the most easterly corner of land now or formerly of Thomas J. Bourgoin; thence N 28° 31' 03" E along the said northwesterly line of Central Avenue a distance of 65.00 feet to an iron pin set on said streetline; thence N 57° 54' 16" W a distance of 75.14 feet to an iron pin; thence N 23° 04' 56" E a distance of 23.63 feet to an iron pin set at the most southerly corner of Parcel "B" which was previously deeded by Rogers; thence N 62° 45' 42" W along the southwesterly line of said Parcel "B" a distance of 30.09 feet to an iron pin set at the most westerly corner of said parcel; thence S 28° 31' 14" W along the southeasterly line of land now or formerly of Harriet Eaton Rogers and Martha Rogers Beach and southeasterly line of land of Loren G. Baker a total distance of 94.60 feet to an iron pin at the most northerly corner of said Bourgoin land; thence S 62° 34' 51" E along the northeasterly line of said Bourgoin land a distance of 107.34 feet to the iron pin at the point of beginning.

The above description is based upon a survey of K & K Land Surveyors, Inc. dated May, 1981 with revisions in July, 1986; the above parcel contains 0.19 acres.

Being the same premises conveyed to the herein Grantor by Warranty Deed of A. Raymond Rogers, Jr. and Joan Smith Rogers, dated July 28, 1986 and recorded in the Kennebec County Registry of Deeds at book 2997 Page 301.

IN WITNESS WHEREOF, I, the said **CHRISTOPHER R. BEACH** have hereunto set my hand and seal this 24<sup>th</sup> day of May, 2001.

Signed, Sealed and Delivered  
in the presence of:

David J. Roy  
Witness

Christopher R. Beach  
**CHRISTOPHER R. BEACH**

**ACKNOWLEDGEMENT**

STATE OF MAINE  
KENNEBEC, ss.

May 24, 2001

Personally appeared the above named **CHRISTOPHER R. BEACH** and acknowledged the foregoing instrument to be his free act and deed.

Before me,

David J. Roy  
NOTARY PUBLIC  
DAVID J. ROY  
Notary Public, Maine  
My Commission Expires July 21, 2001  
(PRINT NAME)

re.deeds.BEACH to TURCOTTE DEED



RECEIVED KENNEBEC SS.

2001 MAY 29 PM 2:16

ATTEST: Norma Ruth Mann  
REGISTER OF DEEDS